

Sweeny Economic Development Corporation
Regular Meeting Minutes
May 12, 2025

I. Call to Order

Jenny Massey called to order the meeting of the Sweeny Economic Development Corporation at 6:03 pm on May 12, 2025 at Sweeny City Hall.

II. Roll Call

Michelle Medina conducted the roll call. The following were present: Neal Bess Jr., Brian Brooks, Jenny Massey, Bill Hayes, and Kay Roe.

Absent: Katie Goff and Brittanie Hopkins

Visitors: Shawn Massey

III. Financial Report – April 2025

M. Medina read the financial report for April 2025. N. Bess Jr. made a motion to accept the financial report as reported. B. Brooks 2nd. All in favor and motion carried.

IV. Minutes for Regular Meeting April 2025 and Special Meeting May 7, 2025

N. Bess Jr. made a motion to approve the April regular meeting and May 7th special meeting minutes. K. Roe 2nd. All in favor and motion carried. B. Hayes abstained.

V. Reports

EDC Executive Director:

Elvira Alvarez reached out to me and wants to pay what she owes. I reminded her that we do have a lien on the property. All bank accounts in QuickBooks are good. All approved minutes are online and up to date. Spoke with Emily Frey from Brazosport Cares. The Bulldog Market place needs a roof and windows; she was looking for help from the EDC. Equipment Share returned their performance agreement. Cecil Stark reached out and will mow the industrial park if we will credit the expense towards his performance agreement.

City:

S. Massey reported the Main Street is complete. Working on Avenue A tie ins. Benji's Animal Adoption Barn was finalized.

VI. Old Business:

- a. Industrial Park Project – M. Medina updated the board on Trilogy Resources – They have received the final drawings and one of the office and warehouse structure bids. Stark, Inc. is moving right along. Equipment Share has not returned the performance agreement yet. N. Bess mentioned the clock has started for Trilogy and will not start for Stark until the grinder station and electricity is in. M. Medina also mentioned Stark, Inc. will mow the industrial park and spray around the fire hydrants, if the EDC will credit his performance agreement. B. Brooks made a motion for Stark, Inc. to mow the industrial park for \$3,500 each mow as needed with board approval. N. Bess Jr. 2nd. All in favor and motion carried.

- b. Discuss and act as needed Elvira Alvarez Block Grant default and other legal options – EDC does have a Deed of Trust on file. N. Bess Jr. asked M. Medina to call Elvira Alvarez biweekly for payment and remind her of the lien.

VII. **New Business**

- a. Discuss and act as needed Stewart's Grocery grant – M. Medina went over a few of the sales tax forms Stewart's provided. The sales tax was for the whole store, not just for the smoker items. Discussion to table until we have more information and a copy of the performance agreement for everyone to review.
- b. Discuss and act as needed setting a date for budget workshop – discussion on not setting a date until we can meet with council or find out if there is anything the city needs help with. J. Massey to send out a survey to the council. Table until next meeting.
- c. Discuss and act as needed EDC board absences – J. Massey reviewed the absences for this fiscal year. She also read the bylaws and what it states about absences. B. Brooks made a motion to send an email to anyone who misses two meetings in a row. The email should let them know that if they miss three meetings the board will review their absences. N. Bess Jr. 2nd. All in favor and motion carried.

VIII. **Announcements of Community Interest**

CAP meeting tomorrow. Sweeny Lions Club will hold an event at Windmill Run apartments this Saturday.

VIII. **Adjournment**

K. Roe made a motion to adjourn the meeting at 7:04 pm. B. Brooks 2nd. All in favor and motion carried.

Approved and passed June 9, 2025.

Michelle Medina

Executive Director, Sweeny EDC